

\$528,000 - 206 Ascot Circle Sw, Calgary

MLS® #A2117399

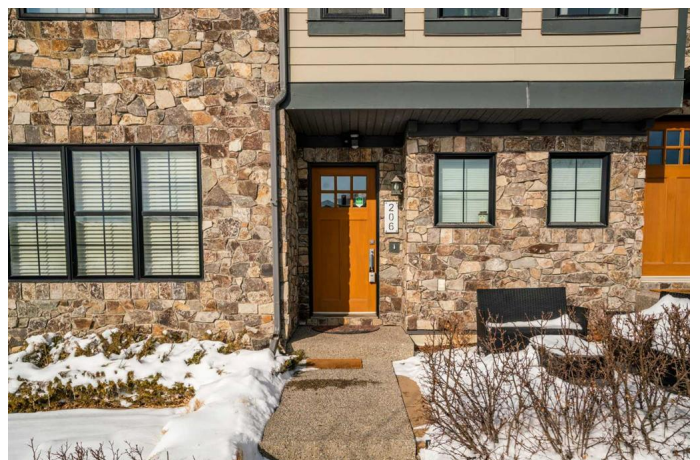
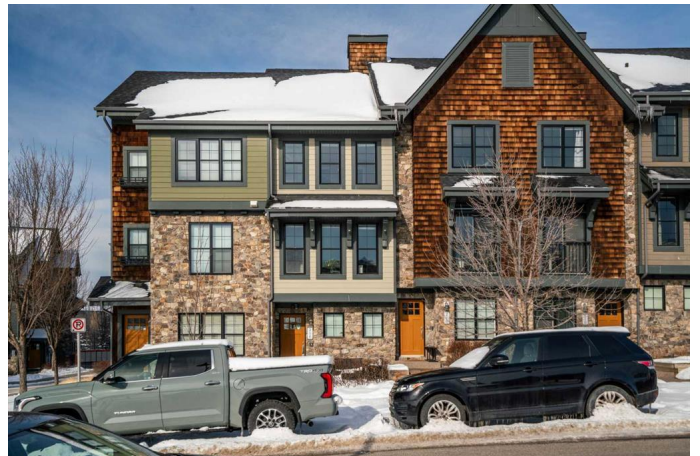
\$528,000

2 Bedroom, 3.00 Bathroom, 1,275 sqft

Residential on 0.02 Acres

Aspen Woods, Calgary, Alberta

Open House March 30 Saturday Afternoon 1:00pm-3:00pm & March 31 Sunday Afternoon 1:00pm-3:00pm. Welcome to the Enclave townhouse complex, surrounded by a natural ravine, pond and environmental reserve with plenty of wildlife and bird species, located in Castle Keep of the beautiful and prestigious neighborhood of Aspen Woods. This Southeast facing unit in a quiet street features 2 bedrooms, 2.5 bathrooms, double tandem attached garage with full driveway, over 1400 sqft of executive living space on 3 above grade levels and offers fantastic front and back views over the environmental reserve and the ravine, making all rooms full of abundance of natural light. The main floor provides an access foyer with a door accessing the insulated tandem garage with three windows and a utility room. The open layout second floor has 9'™ ceilings and upgraded Hunter Douglas window coverings. Kitchen is customized with raised eating bar, new high-end Fisher-Paykel SS appliances including a double drawer dishwasher and a new smart induction range with split over door option, new Moen faucets with water filtration and sink, flat espresso cabinetry, convenient pantry and a door with big glass panel to the balcony with Tranquil back ravine views. Open plan second floor also includes a spacious dining area and living room with Stunning front ravine views and completed by a 2-piece powder room with a window. The third floor features Upper laundry and two Primary



Bedroom both with Fantastic Ravin View, Organized California Shelving Closets. Other upgrades include Kinetico water softener, hot water tank, all light fixtures and Smart Wifi Garage Opener. It has convenient and quick access to walking trails and pathways, a variety of top-ranking schools, the Aspen Landing Shopping Center, Transit (Buses & C-train), City & Rocky Mountains Access, and Stoney Trail.

Built in 2012

Essential Information

MLS® #	A2117399
Price	\$528,000
Sold Price	\$528,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,275
Acres	0.02
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	206 Ascot Circle Sw
Subdivision	Aspen Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0W9

Amenities

Amenities	Trash, Visitor Parking
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Parking Spaces	3
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Closet Organizers, High Ceilings, See Remarks
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony, Lighting
Lot Description	Back Lane, Environmental Reserve, Low Maintenance Landscape, Interior Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Shingle Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 26th, 2024
Date Sold	April 5th, 2024
Days on Market	10
Zoning	M-1 d79
HOA Fees	200.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Homecare Realty Ltd.
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